

WASHINGTON, SUNDAY, MARCH 11, 1906.

PAST WEEK AND FUTURE OUTLOOK IN THE REAL ESTATE WORLD

MRS. KINGAN'S NEW
COLONIAL HOUSEMakes Attractive Addition
to Chevy Chase Colony.

EVERY ROOM HAS LIGHT

Ionic Portico Covers Main Entrance and
Structure Has Other Unique and
Pleasing Features.

An example of the finer class of private residence now being erected in Chevy Chase is the large colonial home of Mrs. A. M. Kingan, on the southeast corner of Kirk street and the Brookeville road, from plans and under the supervision of Architects Sonnemann & Macfar.

The treatment of the exterior, and especially the front facade, of this house is quite bold and effective.

The main entrance is covered by an ionic portico extending the full height of the building. This portico is flanked on either side by unusually broad windows, and a pilaster development at the angles of the house, and there is a secondary or minor ionic portico on the west side, toward the Brookeville road.

Pebble-Dashed Exterior.
The exterior walls are finished in gray pebble-dashed stucco, with ivory-colored trimmings, cornices and entablatures, while the gabled roofs are of blue slate.

The main entrance is through a broad arched opening into the spacious reception hall, with drawing and dining rooms on both sides. An effective feature of the interior is due to the use of very wide sliding-door openings between the broad hall and the drawing and dining rooms. These permit of throwing all the rooms practically into one when occasion so demands.

The service portion of the house is on the same generous scale. The rear staircase is as wide as the main staircase in many houses, and in the second story there are four large chambers and two bath rooms. The attic is finished throughout and contains servants' rooms and bath, and storage space.

Special Designs Throughout.

All the detail work throughout is made from special designs, and all the doors are in one large panel, which produces a very refined effect. The appointments are first-class in every respect, the building heated by the hot water system, lighted by electricity, and supplied with abundant bath rooms. Especial study and care have been shown in the natural lighting, so that there is not a dark or poorly ventilated space anywhere in the entire house.

Like most of the finer and more pretentious residences in this locality, this house has abundant ground surrounding it, and also has a private driveway in from the roadway to the entrance portico.

HIGHWAY IMPROVEMENTS
IN NEW YORK STATE

Bond Issues of \$50,000,000 Means Im-
mense Project for Local Betterment
All Over Commonwealth.

The State of New York has entered upon some extensive highway improvements, on its own account, and has passed some laws designed to effect improvements in road work done by local authorities.

Last November an amendment to the State constitution, authorizing State bond issues up to \$50,000,000 for road improvements, was approved by popular vote.

Already much road work has been done and the cost defrayed from the proceeds of taxation.

APARTMENTS PROJECTED
FOR ROANOKE STREET

Plan to Build One Modified So That
Two Will Be Erected
Instead.

L. E. Breuninger has decided to erect two apartment houses instead of one on his lot on Roanoke street, between Thirteenth and Fourteenth streets. He has commissioned Architect N. R. Grimm to prepare revised plans and specifications for the houses, and will begin the construction as soon as practicable. Mr. Breuninger will do the building by subcontract.

The houses will be four stories in height and will be fifty by one hundred and fifty feet in area. They will have finished basements. Brick will be the principal material used in the structures and they will be trimmed with stone. The beams will be of steel, and both houses will be equipped with fire escapes.

The buildings will be heated by modern steam systems, and will be wired for electric lights. Sanitary plumbing will be installed in each apartment.

ROCKVILLE MAN SELLS
GEORGETOWN RESIDENCES

Thomas M. Talbott, of Rockville, Md., has sold two of his new brick dwellings on the south side of Prospect avenue, between Thirtieth and Thirtieth streets northwest, the purchase price being about \$5,000 each. The purchasers were John H. Drury and J. Blakeslee Johnson.

EXAMPLES OF LUXURIOUS HOMES RECENTLY BUILT AT CHEVY CHASE



MRS. KINGAN'S COLONIAL HOUSE.

NAVY OFFICER HAS
CHEVY CHASE HOMELieutenant W. R. Gherardi's
House is Unique.

IT HAS OPEN FIREPLACES

Window Seats, Porches, and Arrange-
ment of Bay Windows Attractive
Features of the Design.

The new home of Lieut. W. R. Gherardi, U. S. Navy, is one of the most delightful in Chevy Chase. It is a brick and shingle house, with a south front, and is composed of first and second floors, a cellar, and an attic.

The first floor is entered on the south by a half-covered porch which leads into a large living room. In the front of this room is a large bay window with window seats, and about the center of its north side begins the main stairway leading to the second floor. On the left of the stairs is a large window with hinged window-seats, commanding a splendid view of the country to the north, while on the right of the stairs is a closet.

Open Fireplaces.

In the west end of the house is a large open fireplace, on either side of which are casement windows, opening on to a Pergola, which is built on to the west wing. This pergola is supported by six columns, between which are flower boxes. At the east end of the room is a sliding door connecting the living room with the dining room.

The south end of the dining room has a bay window with window seats, the same as that in the living room. To the east and is an open fireplace, with windows on each side, while on the north of the room are three casement windows, to the left of which is a door opening into the pantry, and beyond that the kitchen, closets, and servants' staircase.

On the second floor and over the dining room are two bedrooms, different only at the north end, where the one in the east wing has a large closet, to the left of which is a window with a seat, while in the west room are three casement windows. Each room has an open fireplace, and the fronts have the same bays carried through from the story below with seats.

Some Novel Ideas.

Between these two rooms is a guest chamber centering on the large window over the front door. This window is one of the features of the house, having beneath it a large flower box. Back of these rooms is the hall, running parallel with the front stairs, on which the three bedrooms open.

The back end of the second story consists of trunk and bath rooms, closets, back and front stairs.

The third story contains a long attic, which extends the entire length of the house from north to south, with a window at each end. On each side of the attic is a bedroom with a door opening on the attic; each room has two windows and a closet.

The cellar is situated under the north end of the house and consists of a laundry, furnace and storage rooms, with servants' bath. It may be entered either from the outside or from the stairs leading from kitchen.

This house was designed by Architects Wyeth & Crossan, of this city and New York.

ADMIRAL RIXEY'S HOUSE TO
BE EXTENSIVELY ALTERED

Admiral R. M. Rixey, U. S. N., has awarded to Charles A. Langley a contract for general alterations to the residence, 1318 K street northwest. The improvements will consist of an addition twenty-four by sixty-four feet and the installation of a heating system.

It is estimated that the work will cost about \$8,000.

IRVING STREET TO HAVE
THREE BRICK DWELLINGS

William M. Gaines will erect three brick dwellings at 521, 523, and 525 Irving street, at a cost of about \$2,000. The houses will be two stories and will be heated by hot water.

The N. T. Haller Company has the plans in charge.



LIEUTENANT GHERARDI'S NEW RESIDENCE.

LUMBER COMPANY WILL
BUILD NEW TOWNS

Natalbany Company Acquires Big
Holdings in Louisiana Pine Lands.
Will Spend \$1,000,000.

It is announced that the Natalbany Lumber Company, of Rock Island, Ill., and Natalbany, La., has acquired 30,000 acres of pine lands in St. Helena and Tangipahoa parishes, Louisiana. The transaction, which is said to involve about \$1,000,000, is understood to have been backed by the Weyerhaeuser interests of Rock Island, Ill., and Davenport, Iowa.

It is stated that the Natalbany Lumber Company will erect a double hand-saw mill at Natalbany to have a daily capacity of 150,000 feet, besides establishing large mills in St. Helena parish.

A railroad will be constructed connecting Greensburg, La., with the line of the Illinois Central railroad, and another connection made between a standard gauge road of the Day Interests extending from Natalbany to Hillsdale with a road of the Kent Lumber Company extending from Kentwood to Greensburg. It is stated that the line of the Kent Lumber Company will be made standard gauge.

The purchasing interests intend to establish several towns along the line of the proposed railroad.

REMODELING OFFICES
FOR OUT-OF-TOWN CONCERN

A large, out-of-town corporation has arranged to take the offices in the building, 1540 New York avenue, as soon as the alterations are completed. The offices will be used as a branch of the concern. The plans for the remodeling of the structure were made by Architect Appleton P. Clark, Jr.

The first floor is to be lowered to the grade of the street and will be rented as a store.

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TWO LARGE RESIDENCES
FOR CONNECTICUT AVENUE

John H. Nolan, the builder, will erect two dwellings on Connecticut avenue between Bancroft street and LeRoi place. The houses will each be three stories in height, with a basement, and they will be 50x70 feet in area. The material will be brick on a base of stone, and the roof will be of slate.

According to the plans prepared by Architects Wood, Donn & Deming, up-to-date heating plants are to be installed, and the houses will be wired for electric lighting. Sanitary plumbing is called for in the specifications.

HANDSOME RESIDENCE
FOR KALORAMA AVENUE

Architect Speiden & Speiden have designed a handsome residence, to be erected by Edward L. Goodwin at 1365 Kalorama avenue northwest, for the construction of which several local builders are estimating.

The house will be three stories high and 25 by 28 feet in size. Brick will be the material used in the construction, the exterior to be trimmed with stone and galvanized iron. Much of the iron work will be ornamental, and the house will be wired for electric lighting.



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ADMIRAL TAYLOR'S
WIDOW'S RESIDENCEOne of the Attractive Sub-
urban Places.

STANDS ON HIGH GROUND

Has Broad Frontage on Two-Acre Lot
on Bradley Lane, Near Con-
necticut Avenue.

The development of the suburbs of a large city forms an interesting study, and the National Capital is no exception in this respect. In casting an eye over a map of the District of Columbia one notes that the strange—but nevertheless true—axiom, that "all cities show their best development toward the north-west," is well demonstrated in the suburbs of Washington.

Especially is this true of the artistic and beautiful subdivision of Chevy Chase, which although a Maryland town, is peopled principally by persons whose business lies in Washington.

The earlier buildings erected in Chevy Chase were more of a speculative nature than the grade now being built. The latter are mostly homes created by the persons occupying and owning them. In fact the speculator has apparently vanished entirely of late years, and instead of a continuance of the results of his operations there are numerous fine private homes constantly increasing in number.

Mrs. Taylor's Home.

In this connection, the spacious and artistic new home recently completed, from plans of Architect A. H. Sonnemann, by the widow of Admiral H. C. Taylor, U. S. N., is worthy of notice.

This house is situated on a two-acre lot on Bradley lane, just east of Connecticut avenue, and is approached from the west through an avenue of shade trees. The approach from Bradley lane is by means of a semi-elliptical driveway, of generous radius, spanning a distance of about 200 feet.

The house faces south on Bradley lane and is situated about 100 feet back from the roadway, thus insuring freedom from dust and giving privacy to the occupants. The general dimensions are sixty-two feet deep and eighty-four feet frontage. The structure stands on high ground, affording excellent views in all directions.

Planned on Broad Lines.

The general style of the building is that usually employed for the country homes of the wealthy class of Americans. It displays considerable breadth of treatment, while the attractiveness, as well as the utility, is greatly enhanced by numerous porches and loggias.

On entering the building the visitor finds himself in a large reception hall flanked on the west by a spacious drawing room, and on the east by the dining room, which has a high-raised mahogany wainscot and heavily beamed ceiling. The service portion is located in the rear.

The second story contains six large bed chambers and two baths, while in the attic are rooms for servants, storage, etc.

The building is well arranged for light and ventilation, and has all the electrical and mechanical appointments that go with a modern home.

HOME OF ADMIRAL TAYLOR'S
WIDOW.KENTUCKY TOWN IS
ANXIOUS FOR INDUSTRIES

Chamber of Commerce of Lexington
Has Inspected Possible Site for
Factories.

In preparation for an active campaign for the location of new industries at Lexington, Ky., a committee of the chamber of commerce of that city has inspected the possible sites which may be placed at the disposal of the body. The trip of inspection brought out the fact that individual landowners and the railroad companies will co-operate heartily with the chamber of commerce in its campaign.

The representative of one company owning a long narrow strip of land said that sites would be sold to new enterprises at what the land cost his company. The Lexington and Eastern railway will give sites to industries likely to furnish freight, such as furniture factories, tanneries, planing mills or other woodworking establishments and the Louisville and Nashville and the Chesapeake and Ohio have also promised substantial aid.

Lexington has already large and flourishing industrial establishments, but in a rapidly-developing section of the State it has room for more, and its chamber of commerce has taken the proper steps toward increasing their numbers.

JOHN MITCHELL TO BUILD
HOME ON PARK STREET

Architect Edward O. Volland has prepared plans for a \$9,000 residence, to be erected by John Mitchell, at 1357 Park street.

The house is to be 20x37 feet. It will be of brick, with stone trimmings. Approved heating and plumbing systems are provided for. The construction will be done by T. L. Lewis.

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